

PROPERTY LOCATION

No	Alt No	Direction/Street/City
158		WACHUSETT AVE, ARLINGTON

OWNERSHIP

Owner 1:	HALE SEAN D ETAL/ TRS			
Owner 2:	158 WACHUSETT AVE NOMINEE TR			
Owner 3:				
Street 1:	158 WACHUSETT AVE			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry		Own Occ: Y
Postal:	02476		Type:	

PREVIOUS OWNER

Owner 1:	HALE SEAN D -		
Owner 2:	-		
Street 1:	158 WACHUSETT AVE		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02476		

NARRATIVE DESCRIPTION

This parcel contains .152 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1959, having primarily Vinyl Exterior and 2346 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 1 HalfBath, 9 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	2	Above Stree
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	6600.000	654,300	2,600	432,600	1,089,500
Total Card	0.152	654,300	2,600	432,600	1,089,500
Total Parcel	0.152	654,300	2,600	432,600	1,089,500
Source:	Market Adj Cost	Total Value per SQ unit /Card:		464.41	/Parcel: 464.4

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	654,300	2600	6,600.	432,600	1,089,500		Year end	12/23/2021
2021	101	FV	635,100	2600	6,600.	432,600	1,070,300		Year End Roll	12/10/2020
2020	101	FV	264,500	0	6,600.	432,600	697,100	697,100	Year End Roll	12/18/2019
2019	101	FV	117,900	0	6,600.	432,600	550,500	550,500	Year End Roll	1/3/2019
2018	101	FV	117,900	0	6,600.	364,600	482,500	482,500	Year End Roll	12/20/2017
2017	101	FV	117,900	0	6,600.	333,700	451,600	451,600	Year End Roll	1/3/2017
2016	101	FV	117,900	0	6,600.	284,300	402,200	402,200	Year End	1/4/2016
2015	101	FV	110,800	0	6,600.	247,200	358,000	358,000	Year End Roll	12/11/2014

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
2/13/2020	SQ Returned	MM	Mary M
1/23/2020	SQ Mailed	MM	Mary M
12/3/2019	Measured	DGM	D Mann
6/12/2018	MEAS&NOTICE	BS	Barbara S
3/23/2009	Inspected	189	PATRIOT
12/8/2008	Measured	294	PATRIOT
11/2/2000	Hearing N/C	153	PATRIOT
12/28/1999	Inspected	276	PATRIOT
12/2/1999	Mailer Sent		

Sign:

VERIFICATION OF VISIT NOT DATA

___/___/___

Total AC/HA: 0.15152	Total SF/SM: 6600	Parcel LUC: 101	One Family	Prime NB Desc	ARLINGTON		Total: 432,598	Spl Credit		Total: 432,600
----------------------	-------------------	-----------------	------------	---------------	-----------	--	----------------	------------	--	----------------

